

GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Town Planning - Kovvada Annavaram Gram Panchayat (covered by the Master Plan of Bhimavaram Municipality) - Change of land use of the land from Agriculture use zone to Residential use in R.S.No.80/2B, Kovvada Annavaram to an extent of Ac.0.79 cents - Draft Variation - Confirmed - Orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No: 263

Dated:11-07-2011.
Read the following:-

- 1) G.O.Ms.No.951 MA., dated 27-11-1987.
- 2) From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.2955/10/R, dated 10-08-2010.
- 3) Government Memo. No.15782/H1/2010-2, MA & UD dated: 4.12.2010.
- 4) From the Director of Town and Country Planning, Hyderabad, Letter Roc.No.2955/10/R, dated 3.1.2011.
- 5) Govt. Memo No.15782/H1/2010-3, dt:02-02-2011.
- 6) From the Commissioner of Printing, A.P. Extraordinary Gazette No.78, Part-I, dt:03-02-2011.
- 7) From the Director of Town and Country Planning, Hyderabad, Letter Roc.No. 2955/10/R, Dated:11-05-2011.

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O R D E R:-

The draft variation to the Bhimavaram General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.951 MA., dated:27-11-1987 was issued in Government Memo. No.15782/H1/2010-3, Municipal Administration and Urban Development Department, dt:02-02-2011 and published in the Extraordinary issue of A.P. Gazette No. 78, Part-I, dated 03-02-2011. No objections and suggestions have been received from the public within the stipulated period. The Director of Town and Country Planning, Hyderabad in his letter dated:11-05-2011 has stated that Panchayat Secretary, Kovvada Annavaram Gram Panchayat has informed that the applicant has paid an amount of Rs.7900/- (Rupees seven thousand nine hundred only) towards conversion charges as per G.O.Ms.No.158., MA., dated:22-03-1996. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

Dr.VIJAY KUMAR
PRINCIPAL SECRETARY TO GOVERNMENT (UD) (FAC)

To
The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.
The Director of Town and Country Planning, Hyderabad.
The Regional Deputy Director of Town Planning, Rajahmundry.
The Panchayat Secretary, Kovvada Annavaram Gram Panchayat,
(covered by the Master Plan of Bhimavaram Municipality) West Godavari District.

Copy to:

The individual through the Panchayat Secretary, Kovvada Annavaram Gram Panchayat, West Godavari District
The District Collector, West Godavari District.
SF/SC.

//FORWARDED ::BY:: ORDER//

SECTION OFFICER

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APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Bhimavaram Municipality, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.78, Part-I, dated: 03-02-2011 as required by clause (b) of the said section.

VARIATION

The site in R.S.No.80/2B, Kovvada Annavaram Gram Panchayat to an extent of Ac.0.79 cents in Bhimavaram Municipality, the boundaries which are shown in the schedule below and which is earmarked for Agricultural use in the General Town Planning Scheme (Master Plan) of Bhimavaram sanctioned in G.O.Ms.No.951, MA, dated:27-11-1987, is designated for Residential use by variation of change of land use as marked "A" in the revised part proposed land use map G.T.P. No.27/2010/R, which is available in the Municipal Office, Bhimavaram Town, **subject to the following conditions: namely:-**

1. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
2. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
3. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
4. The change of land use shall not be used as the proof of any title of the land.
5. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
7. The applicant shall hand over the site affected under widening of existing 30'-0" wide road to 40'-0" wide road to an extent of 59.54 X 3.04 Mtrs. i.e., 181.0 Sq. Mtrs to the Kovvada Annavaram Gram Panchayat at free of cost through Registered Gift Deed.
8. The applicant shall not take up any development activities in the site prior approval from the Competent Authority.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : R.S.NO.80, Agricultural fields belongs to I.Kishore

East : R.S.No.79, Agricultural fields belongs to A. Ram Raju.

South : R.S.No.80/2C, vacant site of Sri S.V.Sri Ram Murthy Raju

West : Existing 30'-0" wide canal bund road to be widened to 40'-0"

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SECTION OFFICER